

MEMO

DATE: November 6, 2003
TO: Community, Economic and Human Development Committee
FROM: Jeffrey Smith, Senior Regional Planner, (213) 236-1867, e-mail: smithj@scag.ca.gov
RE: Village at Playa Vista Development Project

RECOMMENDED ACTION:
Information Only

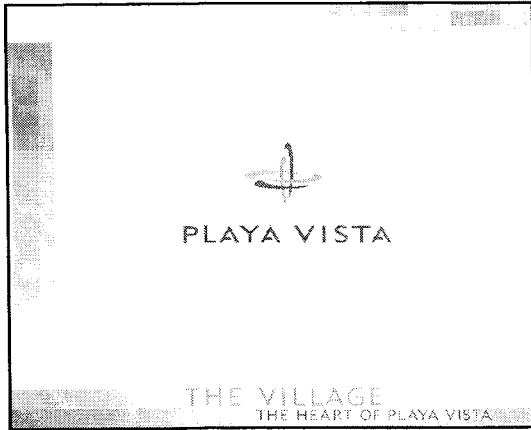
SUMMARY:

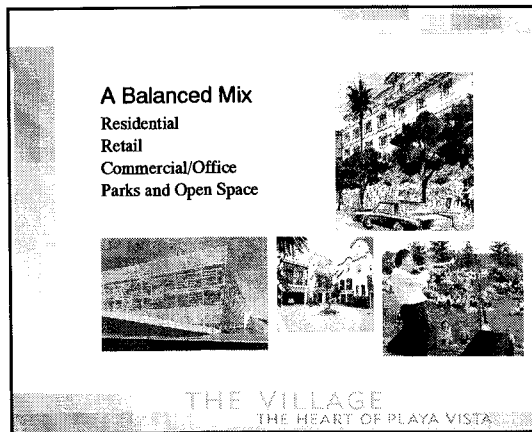
For the Committee's information, Doug Moreland, Senior Vice President and Marc Huffman, Project Manager from Playa Vista will present the proposed Village at Playa Vista Development Project.

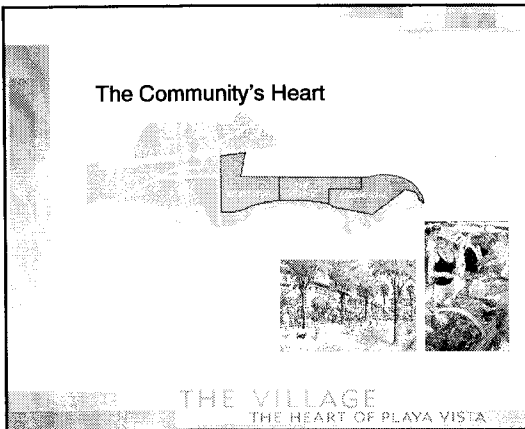
The Village at Playa Vista Development Project consists of two components: (1) a mixed-use community; and (2) a riparian corridor and restoration and maintenance of an area adjacent to the riparian corridor. The proposed Project will include 2,600 dwelling units, 175,000 square feet (sq.ft.) of office space, 150,000 sq.ft. of retail space and 40,000 sq.ft. of community-uses.

The Village at Playa Vista Development Project is comprised of 111-acres located within the Westside area of the City of Los Angeles, Los Angeles County, approximately two miles inland from Santa Monica Bay.

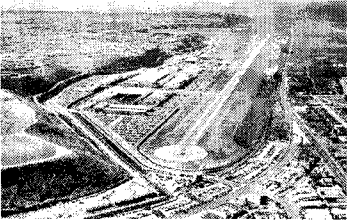






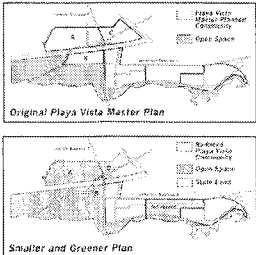


Turning an old airstrip into a community



THE VILLAGE
THE HEART OF PLAYA VISTA

A Smaller, Greener Plan




Original Playa Vista Master Plan


Smaller and Greener Plan

THE VILLAGE
THE HEART OF PLAYA VISTA

Playa Vista Comes Alive...




THE VILLAGE
THE HEART OF PLAYA VISTA




The Scope and Process of the EIR

Earth	Population, Housing and Employment
Air Quality	Transportation
Water Quality / Hydrology	Public Services
Noise	Energy
Light and Glare	Utilities
Land Use	Aesthetics and Views
Mineral Resources	Cultural Resources
Safety	








THE VILLAGE
THE HEART OF PLAYA VISTA




Transportation

- Creating a balanced community
- Road Improvements
- Intersection and Signal Improvements
- Expanded Transit Service


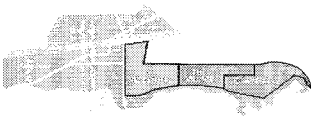




THE VILLAGE
THE HEART OF PLAYA VISTA



Plants & Wildlife

- 12 acres of improved habitat
- Riparian Corridor
- Bluff restoration

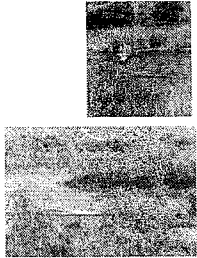






THE VILLAGE
THE HEART OF PLAYA VISTA

Water Quality

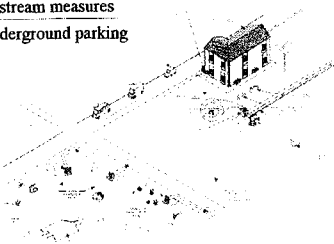
- Freshwater marsh



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Water Quality

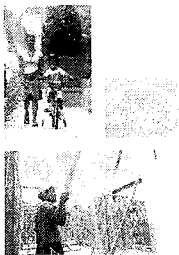
- Upstream measures
- Underground parking



THE VILLAGE
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Air Quality




- Construction measures
 - » Emission controls
 - » Dust control
 - » Air quality monitor
- Smaller, greener plan
 - » Mixed use
 - » Pedestrian friendly
 - » Transit system
 - » Energy-efficient features



THE VILLAGE
THE HEART OF PLAYA VISTA

Aesthetics and Views




- Varied building design
- Attractive landscaping
- Extensive parks and open space
- View Protection from the Westchester Bluffs

THE VILLAGE
THE HEART OF PLAYA VISTA

Public Services



- Schools
- Library
- Parks
- Fire & Police

THE VILLAGE
THE HEART OF PLAYA VISTA

Community Benefits: Housing

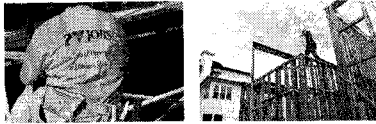
- 2,600 new single-family homes, condominiums, lofts and apartments
- Located on Los Angeles' Westside, close to where people work
- A range of prices attractive to a broad cross-section of individuals and families

THE VILLAGE
THE HEART OF PLAYA VISTA

Community Benefits: Jobs

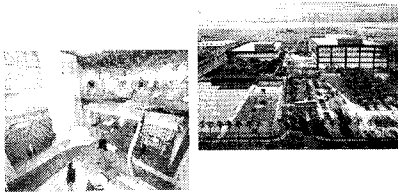
- Nearly 8,000 construction jobs
- New City tax revenues of \$4 million a year, plus additional revenue to Los Angeles County and the region



THE VILLAGE
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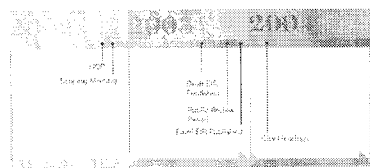
More news from Playa Vista...

Electronic Arts moving in to Water's Edge



THE VILLAGE
THE HEART OF PLAYA VISTA

Next steps



THE VILLAGE
THE HEART OF PLAYA VISTA

